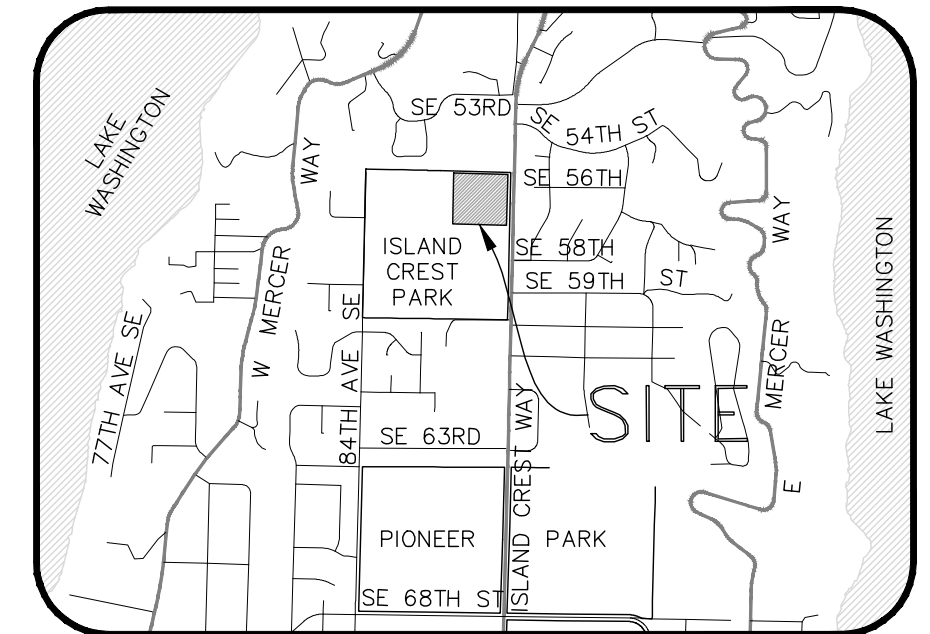
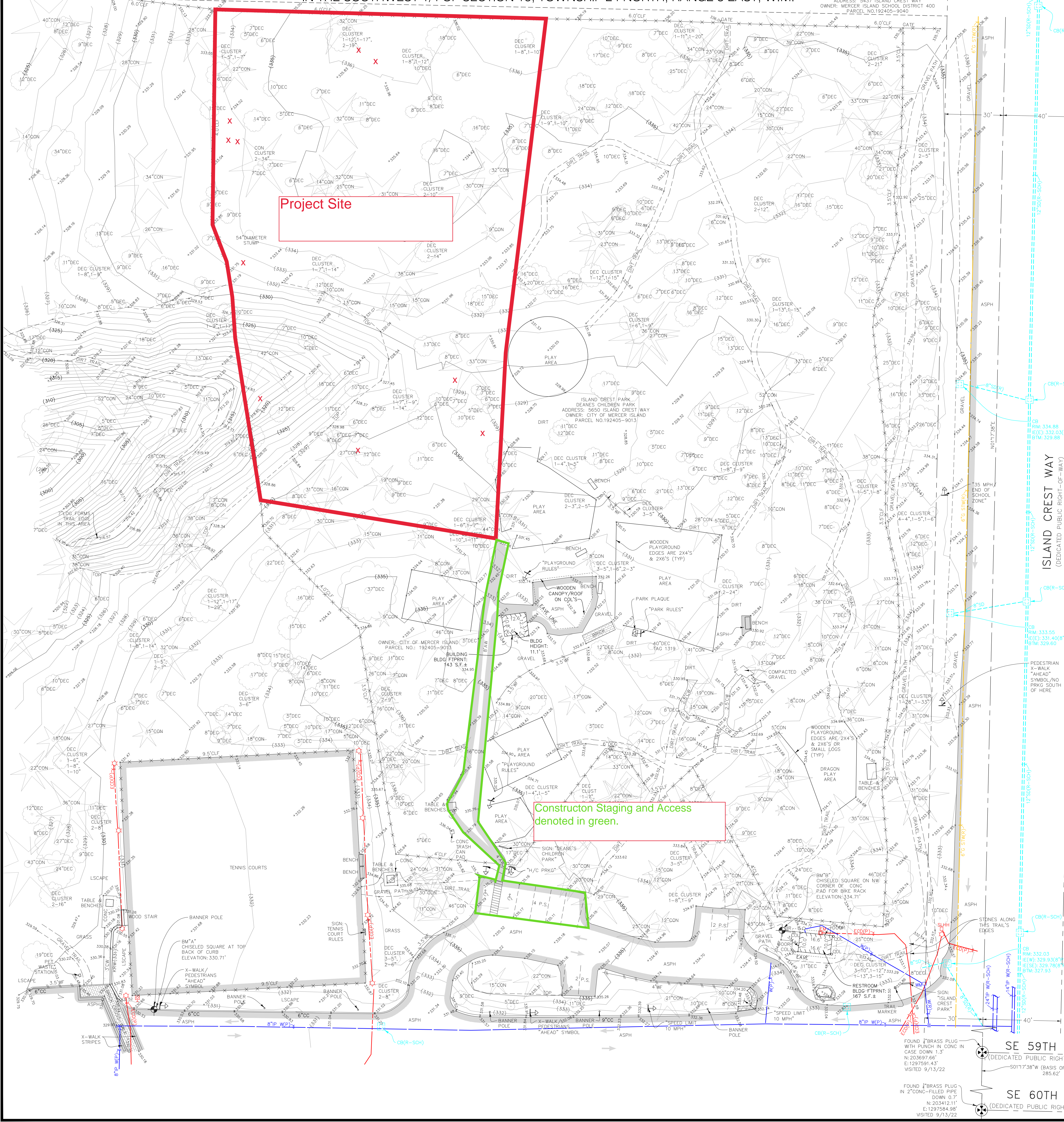


IN THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 24 NORTH, RANGE 5 EAST, W.M.



VICINITY MAP
NO SCALE

LEGEND

- ABANDONED/RETIRED
- ASPHALT (ASPH)
- BOLLARD
- BRICK SURFACE
- BUILDING LINE
- BUILDING CORNER
- CATCH BASIN (CB)
- CONCRETE SURFACE
- CONCRETE/BRICK WALK
- CONCRETE/STONE RETAINING WALL
- CONCRETE/EXTRUDED CURB
- CHAIR LINK FENCE (CLF)
- COLUMN
- CENTERLINE/MONUMENT LINE
- CONCRETE/WOOD STAIRS
- H/C PARKING SPACE
- CORNER TREE
- DECIDUOUS TREE
- CORRUGATED METAL PIPE
- CENTER OF CHANNEL
- DRIVEWAY
- ELECTRICAL LINE (EL)
- ELECTRICAL HANDHOLE
- ELECTRICAL METER
- FOUND SURVEY MONUMENT (AS NOTED)
- FIRE HYDRANT
- GAS MAIN
- IRRIGATION CONTROL BOX
- IRRIGATION VALVE
- LIGHT POLE (METAL)
- LIGHT POLE (WOOD)
- LIGHT POLE (DECORATIVE)
- LANDSCAPE/PLANTER
- MANHOLE
- MONITOR WELL
- OVERHEAD POWER/TELEPHONE
- PARKING SPACE(S)
- PROPERTY LINE (PL)
- PAINTED UTILITY LOCATION
- COMBINED/SANITARY SEWER
- STORM DRAIN
- RECORD DATA
- SCHEMATIC RECORDS (I.E. GIS DATA)
- ROCKERY
- SEATTLE CITY LIGHT HANDHOLE
- SERVICE DRAIN (STORM)
- CLEANOUT
- SANITARY SIDE SEWER (RECORD)
- STEEL WRAPPED
- SIGN/STREET NAME SIGN
- TEMPORARY BENCHMARK (TBM)
- TRAFFIC SIGNAL
- TOE OF SLOPE
- TOP OF BANK
- UTILITY POLE (WOOD)
- WATER MAIN
- WATER METER
- WATER VALVE
- WOOD FENCE (WF)

SITE NOTES

SITE ADDRESS:
5650 ISLAND CREST WAY
MERCER ISLAND, WA 98040
PARCEL NO.:
192405-9013
ZONING:
R-9.6
ZONING AGENCY:
CITY OF MERCER ISLAND
DEVELOPMENT SERVICES
9611 SE 36TH STREET
MERCER ISLAND, WA 98040
206-336-3600

SETBACKS:

CURRENT SETBACK REQUIREMENTS SUBJECT TO SITE PLAN REVIEW. CURRENT SETBACKS MAY DIFFER FROM THOSE IN EFFECT DURING DESIGN/CONSTRUCTION OF EXISTING IMPROVEMENTS.

FLOOD ZONE:

THIS SITE APPEARS ON NATIONAL FLOOD INSURANCE RATE MAP, DATED APRIL 19, 2020. COMMUNITY PANEL NO. 53033C06756, AND IS SITUATED IN ZONE "X", AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

HORIZONTAL DATUM:

NAD 83/2011 (EPOCH 2010)

VERTICAL DATUM:

NAVD 88

SUBSTRUCTURES:

BURIED UTILITIES ARE SHOWN AS INDICATED ON RECORDS MAPS FURNISHED BY OTHERS AND VERIFIED WHERE POSSIBLE BY FEATURES LOCATED IN THE FIELD. WE ASSUME NO LIABILITY FOR THE ACCURACY OF THOSE RECORDS FOR THE FINAL LOCATION OF EXISTING UTILITIES IN AREAS CRITICAL TO DESIGN CONTACT THE UTILITY OWNER/AGENCY.

TELECOMMUNICATIONS/FIBER OPTIC DISCLAIMER:

RECORDS OF UNDERGROUND TELECOMMUNICATIONS AND/OR FIBER OPTIC LINES ARE NOT ALWAYS AVAILABLE TO THE PUBLIC. BRH HAS NOT CONTACTED EACH OF THE MANY COMPANIES, IN THE COURSE OF THIS SURVEY, WHICH COULD HAVE UNDERGROUND LINES WITHIN ADJACENT RIGHTS-OF-WAY. THEREFORE, BRH DOES NOT ACCEPT RESPONSIBILITY FOR THE EXISTENCE OF UNDERGROUND TELECOMMUNICATIONS/FIBER OPTIC LINES WHICH ARE NOT MADE PUBLIC RECORD WITH THE LOCAL JURISDICTION. AS ALWAYS, CALL 1-800-424-5555 BEFORE CONSTRUCTION.

UTILITY PROVIDERS:

SANITARY SEWERS, WATER, STORM DRAINAGE
CITY OF MERCER ISLAND
DEVELOPMENT SERVICES
9611 SE 36TH STREET
MERCER ISLAND, WA 98040
206-336-5300

POWER AND NATURAL GAS

PUGET SOUND ENERGY
355 110TH AVENUE, NE
BELLEVUE, WA 98004
206-225-5773

TELEPHONE

LUMEN TECHNOLOGIES
1600 7TH AVENUE
SEATTLE, WA 98191
800-244-1111

DESCRIPTION:

NW 1/4 OF SW 1/4 LEAS CO RD

CERTIFICATION:

SURVEY IDENTIFICATION NO.: 2022191.00
REGISTERED LAND SURVEYOR NO.: 45170
SURVEYOR'S ADDRESS & COMPANY: BUSH, ROED & HITCHINGS, INC.
15400 SE 30TH PLACE, STE 100
BELLEVUE, WA 98007

TELEPHONE:

COMPANY WEBSITE: 206-323-4144
WWW.BRHING.COM
SURVEYOR'S EMAIL: OLIVER@BRHING.COM

THE FIELD WORK WAS COMPLETED ON OCTOBER 3, 2022.

DATE OF PLAN OR MAP: 10/10/2022

HORIZONTAL DATUM:

NAD 83/2011 (EPOCH 2010)

HORIZONTAL BENCHMARKS:

OWNER: CITY OF MERCER ISLAND
DESCRIPTION: 2"BRASS PLUG WITH PUNCH IN CONC IN CASE DOWN 1.3'
LOCATION: INTERSECTION OF CENTERLINES OF ISLAND CREST WAY & SE 59TH ST
NORTHING: 203697.66
EASTING: 1297591.43'

VERTICAL DATUM:

NAVD 88
VERTICAL BENCHMARKS:
CITY OF MERCER ISLAND
DESCRIPTION: 2"BRASS PLUG WITH PUNCH IN CONC IN CASE DOWN 1.3'
LOCATION: INTERSECTION OF CENTERLINES OF ISLAND CREST WAY & SE 59TH ST
ELEVATION: 329.391'

STATEMENT OF TOPOGRAPHIC MAP ELEMENTS (WAC 332-130-145)

2(B) PURPOSE: DEVELOPMENT DESIGN.
2(C) CONTOUR SOURCE: CONTOURS DERIVED FROM DIRECT FIELD OBSERVATIONS
2(C) CONTOUR ACCURACY: COMPLIES WITH UNITED STATES NATIONAL MAP ACCURACY STANDARDS (90% OR GREATER OF ALL SURVEY POINTS CHECKED ARE CORRECT WITHIN HALF OF ONE CONTOUR INTERVAL).
2(G) LIMITATIONS: THIS TOPOGRAPHIC SURVEY IS TO SUPPORT SPECIFIC EFFORTS WITHIN THE AREA OF MAPPING SHOWN.
2(H) BOUNDARY SOURCE: FIELD SURVEY OF CONTROLLING MONUMENTS, AND CONSIDERATION OF EXISTING RECORDS OF SURVEYS FOR DETERMINING ON THE GROUND POSITIONS OF DEEDED PROPERTY AND EASEMENT LINES.
3(A) & 3(B) UTILITIES: UNDERGROUND UTILITIES ARE SHOWN BY ONE OR MORE OF THE FOLLOWING METHODS:
1. SURVEY FIELD OBSERVATION OF MARKINGS PRODUCED BY DIRECT UTILITY DETECTION WORK.
2. DIRECT OBSERVATIONS OF UNDERGROUND, GRAVITY FLOW PIPES PERFORMED AT VISIBLE CONTROLLING STRUCTURES.
3. SCALING OF AS-BUILTS, DESIGN DRAWINGS OR OTHER RECORDS.
3(C) SCOPE STATEMENT: AGREED UPON SCOPE BETWEEN PROJECT OWNER/AGENT AND SURVEYOR IS TO PROVIDE A QUALITY TOPOGRAPHIC SURVEY.

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FOUND 1"BRASS PLUG WITH PUNCH IN CONC IN CASE DOWN 0.7'
N: 203442.11
E: 1297584.98
VISITED 9/13/22

SE 59TH ST.
(DEDICATED PUBLIC RIGHT-OF-WAY)
S011738°W (BASIS OF BEARINGS)
285.62'

SE 60TH ST.
(DEDICATED PUBLIC RIGHT-OF-WAY)

FOUND 1"BRASS PLUG WITH PUNCH IN CONC IN CASE DOWN 1.3'
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E: 1297591.43
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(IN FEET)
1 inch = 20 ft.

20 0 10 20

1 inch = 20 ft.

20 0 10 20

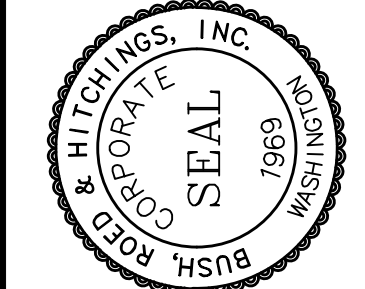
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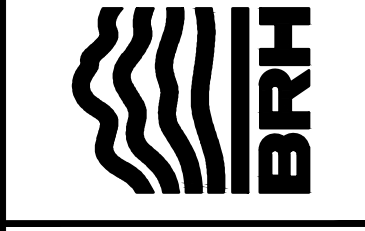
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BUSH, ROED & HITCHINGS, INC.
LAND SURVEYORS & CIVIL ENGINEERS
15400 SE 30TH PL, STE 100
BELLEVUE, Washington
98007-6546
(206) 323-4144
1-800-938-0508
WWW.BRHING.COM



WASHINGTON

LIMITED TOPOGRAPHIC SURVEY
CITY OF MERCER ISLAND
DEANES CHILDREN PARK
KING COUNTY
MERCER ISLAND

drawn by: MWH
checked by: OOR
scale: 1" = 20'
date: 10/6/22
job no.: 2022191-00
sheet: 1 of 1